



LCOC Meeting 06

Date: 9/24/2020

Quick Points:

- 25% Construction Completion (as of 8/15/2020)
- Six Pay Applications Submitted
- 23 PCOs Have Been Issued
 - o Change Order 1 (\$22,857.89) - Executed
 - o Change Order 2 (\$11,006.60)- Awaiting Signature
 - o Change Order 3 (Reallocation of Buyout Savings to CM Cont)
 - o Change Order 4 (3 Day Time Extension)
 - o Change Order 5 (0\$ Owner Cont Use)
 - o Change Order 6 (6 Day Time Extension)
 - o Change Order 7 (15 Day Time Extension)
- Substantial Completion Date Extended +24 Days (May 7, 2020)
 - o 24 Day Weather Delay Claim (Approved)

Next Milestones:

- FRP Building Foundation Completed 9.16.2020
- Masonry Walls Complete to Elev 364.71 (10.1.2020)
- Backfill Foundation Walls Complete (9.21.2020)

Active Subcontractors:

- Barco (Demo Sub)
- K&M Electrical (Electrical Sub)

Mary Riley Styles Public Library Expansion and Renovation Project

- Wrights Iron
- Harris Mechanical (Plumbing and HVAC Sub)
- PAM Masonry
- MW Ventures (Concrete)
- Express Tek (Low Voltage)
- Potomac Waterproofing

Activity	Comparison	Schedule	Notes
FRP Building Foundations	Critical Path Finish	8/31/2020	Last Strip Footing Poured for Stairwell Addition on 9/16/2020
	Actual Finish	9/16/2020	
Exterior CMU Masonry to Elev 345.52	Critical Path Finish	9/15/2020	
	Projected Actual Finish	8/24/2020	
Set Structural Steel Columns & Beams	Critical Path Finish	9/2/2020	
	Projected Actual Finish	9/15/2020	
Set Joists and Decking	Critical Path Finish	10/2/2020	
	Projected Actual Finish	10/6/2020	
Backfill Foundations to Grade	Critical Path Finish	10/12/2020	
	Projected Actual Finish	10/1/2020	
Exterior CMU Masonry to Elev 364.71	Critical Path Finish	10/7/2020	
	Projected Actual Finish	10/28/2020	

1	Item	Description	Budget Amount	Remaining Amount	Percent Remining
2	SOFT COSTS/OWNER COSTS				
3	CFC	Staff Time	\$ 254,071.00	\$ 126,459.14	50%
5	BKV Group	A/E Services	\$ 891,444.00	\$ 44,610.00	5%
6	Brinjac	Commissioning	\$ 53,580.00	\$ 42,990.00	80%
7	Markon	Owner Rep	\$ 68,483.60	\$ 16,659.99	24%
8	CFC	Permit Fees	\$ 70,000.00	\$ 44,980.70	64%
9	ECS	Special Inspections	\$ 85,000.00	\$ 57,666.68	68%
14	BKV Group	Permit Design Fee	\$ 24,820.00	\$ 8,010.00	32%
18					
19	TOTAL SOFT COSTS		\$ 1,779,536.58	\$ 341,376.51	19%
20	OWNER COSTS				
21	Kloke	Moving	\$ 160,545.60	\$ 63,420.85	40%
22	Kloke	Storage	\$ 126,000.00	\$ 100,700.00	80%
23	LIBERTY SYS	FF&E	\$ 646,666.00	\$ 646,666.00	100%
24	OWNER CONTINGENCY		\$ 313,283.00	\$ 279,401.78	89%
25	TMC PROPOSAL	Mural	\$ 93,250.00	\$ 93,250.00	100%
30	TOTAL OWNER COSTS		\$ 1,345,369.60	\$ 1,183,438.63	88%
31	Hard Costs				
32	Centennial	Construction Services	\$ 7,553,027.00	\$ 5,665,545.07	75%
33	Centennial	CM Contingency	\$ 313,282.00	\$ 398,076.83	127%
34					
35					
36	TOTAL HARD COSTS		\$ 7,866,309.00	\$ 6,063,621.90	77%
40	PROJECT BUDGET		\$ 10,992,000.00	\$ 7,588,437.04	69%

Pay App 06 (Ending 8/15/2020)		Pay Schedule	Projected	Actual
		Aug-20	\$ 700,846.00	\$ 300,777.41
Original Contract SUM	\$ 7,866,308.00			
Net Change by Change Orders	\$ 33,881.21			
Contract Sum to Date	\$ 7,900,189.21			
Total Complete & Stored to Date	\$ 1,986,811.51			
Retainage (5%)	\$ 91,115.58			
Total Earned Less Retainage	\$ 1,887,470.93			

			9/24/2020
MRS LIBRARY CONSTRUCTION BY DIVISION			
CCE Monthly Pay Schedule:	Amount per Division	August Projected in Original Schedule	August Actual Pay App 06
02 - Existing Conditions	\$ 309,556.00	100%	78%
03 - Concrete	\$ 162,435.00	80%	45%
04 - Masonry	\$ 465,781.00	60%	15%
05 - Metals	\$ 554,510.00	60%	49%
06 - Wood, Plastics & Composite	\$ 422,467.00	20%	3%
07 - Thermal & Moisture Protect	\$ 367,346.00	30%	
08 - Openings	\$ 401,890.00	40%	
09 - Finishes	\$ 625,619.00	35%	2%
10 - Specialties	\$ 74,669.00	2%	
14 - Conveying Equipment	\$ 92,506.00	2%	
21 - Fire Suppression	\$ 156,876.00	40%	
22 - Plumbing	\$ 232,141.00	35%	28%
23 - Heating, Venting, & AC (HVAC)	\$ 764,446.00	60%	24%
26 - Electrical	\$ 675,028.00	60%	29%
27 - Communications	\$ 194,150.00	2%	16%
28- Electronic Safety & Security	\$ 136,197.00	2%	2%
31 - Earthwork	\$ 178,161.00	50%	75%
32 - Exterior Improvements	\$ 258,506.00	50%	
33 - Utilities	\$ 193,366.00	55%	6%
	\$ 6,265,650.00		
Total % Complete		47%	21%
		WORK COMPLETED THIS PERIOD + STORED MATERIALS	\$ 397,367.81
		<i>Pay App 1, 2, 3, 4 & 5</i>	\$2,160,424.76
		PROJECT TO DATE	\$1,986,811.51
		Less 5% Retainage	\$ 99,340.58
			\$1,887,470.93
		<i>Less Previous Pay Apps</i>	\$1,586,693.52
		<i>Pay App 06 August</i>	\$ 300,777.41

Change Order 02

PCO #	Title	Date Issued	Owner	CM Cont	Notes	Change Order
9	Updated Plumbing Fixtures per LEED	6/14/2020		\$ 55.00		2
10	Jambs and Mullion Posts/Prefinished Trim Per RFI 32	6/14/2020		\$ 9,768.72		2
12	RFI 26 Additional Work for Maintaining 12' Ceiling Height	6/18/2020	\$ 10,539.73			2
13	RFI 45- Additional Lower Level Wall Reinforcing	7/7/2020	\$ 466.87			2
14	RFI 48- Changing Humidification Lines Sizes from 1/2" to 3/4"	7/10/2020		\$ 7,523.00		2
		TOTAL	\$ 11,006.60	\$ 17,346.72		

	Change Order 05		Owner	CM Cont	
7	RFI 25 & 27 Revised Floor Plans	6/8/2020			No Proposal Received. No Cost Change
15	Corrections to MW8.5 Wall at Portico Foundation	7/17/2020			
16	Floor Infill at Stair-RFI 055.1	7/30/2020		\$ 13,693.18	
17	RFI-058/RFI-017 Rotten Wood Panels at Window Replacement	7/30/2020		\$ 9,285.28	
18	Existing Condition of Portico Columns Replacement	7/30/2020		\$ 7,290.26	
19	Owner Requested Under Slab Power and Exterior Outlets	8/19/2020			
20	RFI-37 and RFI 66 Revised Riser and Panel Schedule	8/19/2020			
21	T&M Work Associated with PCO 03	8/18/2020		\$ 4,241.43	
		Total	\$ -	\$ 34,510.15	